

North based on Grid North, Maryland State Plane  
Coordinate System, NAD 83/2011

#### NOTES

A WELL SHALL BE DRILLED AND SHALL BE APPROVED BY THE HARFORD COUNTY HEALTH DEPARTMENT PRIOR TO THE ISSUANCE OF A BUILDING PERMIT.

A PLOT PLAN, DRAWN TO SCALE SHALL BE SUBMITTED WITH THE SANITARY CONSTRUCTION PERMIT APPLICATION THAT INDICATES THE APPROVED WELL SITE, PROPOSED DWELLING SITE, PROPOSED SEWAGE SYSTEM AREA AND ANY EXISTING WELLS AND/OR SEWAGE SYSTEMS OR WASTE DISPOSAL AREAS LOCATED WITHIN 100 FEET OF THE BOUNDARY OF THE LOT.

DENOTES THE VARIABLE SQ. FT. WASTE DISPOSAL SYSTEM AREA WHEREIN NO CONSTRUCTION IS PERMITTED IN THE DESIGNATED AREA AND ANY AREA WITHIN 30 FEET OF WASTE DISPOSAL AREA WITHOUT PERMIT APPROVAL OF THE COUNTY HEALTH DEPARTMENT, EXCEPTIONS UP TO THE WASTE DISPOSAL SYSTEM AREA, BUT NOT WITHIN IT ARE PERMITTED FOR DRIVEWAYS, UTILITIES, AND SMALL PHYSICAL STRUCTURES, (TOOL SHEDS, ETC).

DRIVEWAY ENTRANCE CONSTRUCTION AND LOCATION TO BE APPROVED BY THE STATE HIGHWAY ADMINISTRATION FOR DRIVEWAY ENTRANCES FRONTING ON STATE ROADS. ENTRANCES FRONTING ON COUNTY ROADS SHALL BE APPROVED BY THE DEPARTMENT OF PUBLIC WORKS.

THIS SUBDIVISION MUST COMPLY WITH STATE REGULATIONS FOR UNDERGROUND ELECTRIC DISTRIBUTION AND TELEPHONE SERVICES.

PRIVATE WELLS AND SEPTIC RESERVE AREAS BECOME NULL AND VOID IF IN THE FUTURE, PUBLIC SERVICES BECOME AVAILABLE.

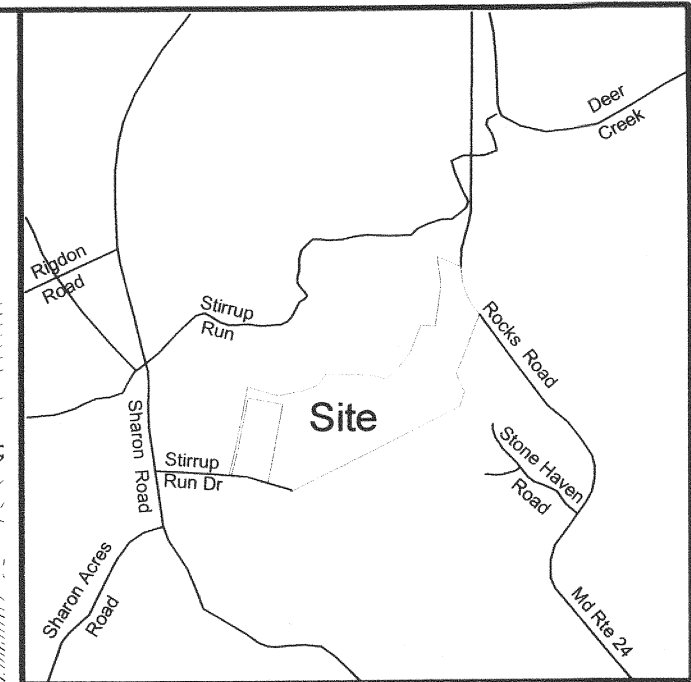
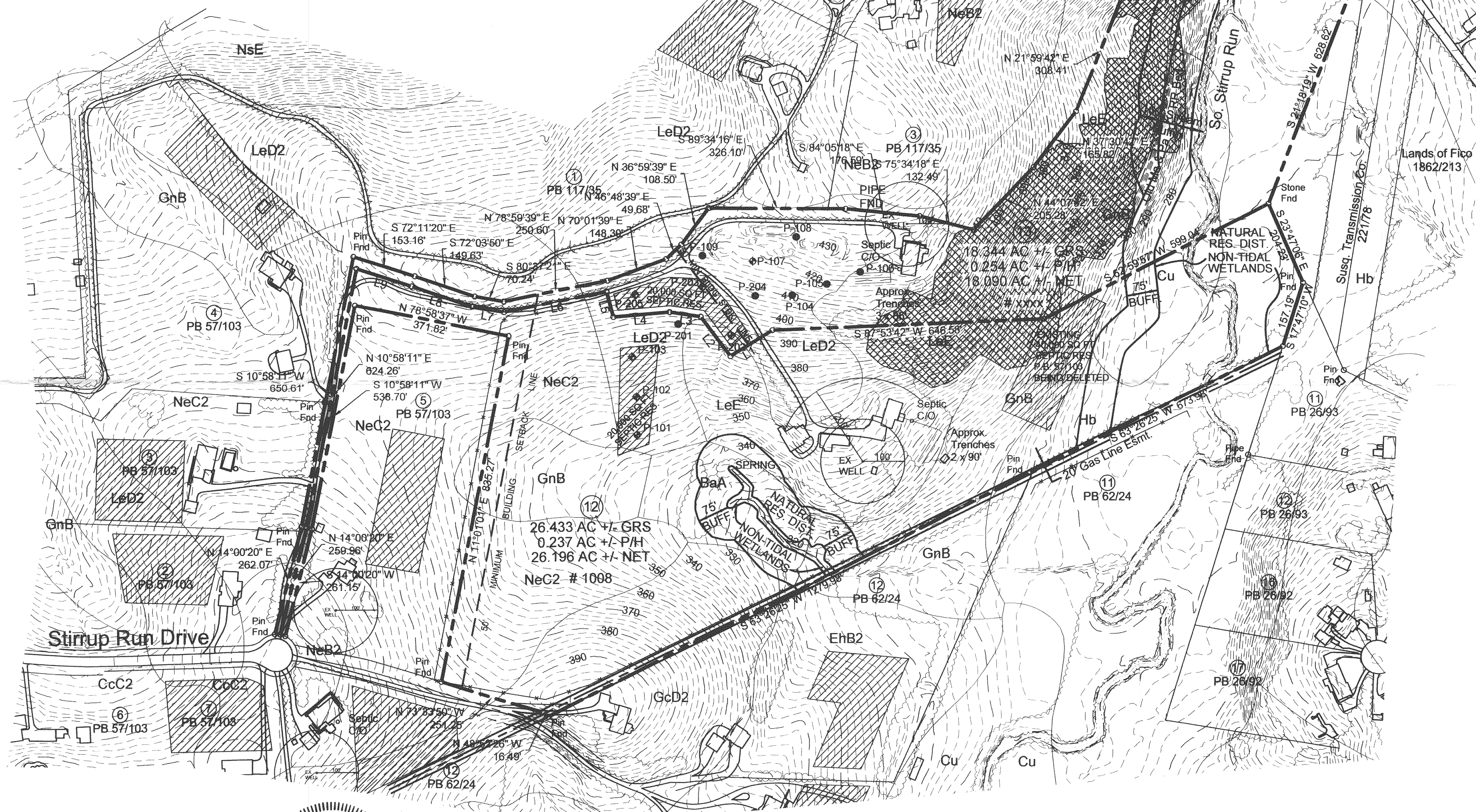
NO APPARENT WELLS OR SEPTIC DISPOSAL AREAS ARE LOCATED WITHIN 100 FEET OF THE PROPERTY LINES EXCEPT AS SHOWN ON THE PRELIMINARY SUBDIVISION PLAT.

DENOTES FOREST RETENTION AREAS WHICH INCLUDE EXISTING FORESTED AREAS AND AREAS REFORESTED OR AFFORESTED THAT SHALL NOT BE DISTURBED IN ANY MANNER WITHOUT PERMIT APPROVAL OF THE DEPARTMENT OF PLANNING AND ZONING.

© — DENOTES IRON PIN SET.

DENOTES NATURAL RESOURCE DISTRICT SLOPES IN EXCESS OF 25%.

WETLANDS SHOWN HEREON INTERPOLATED FROM SLOPE AND SOIL FACTORS.



VICINITY MAP  
SCALE: 1" = 2000'

LINE	BEARING	DISTANCE
L1	S 58°31'22" W	117.05'
L2	N 37°12'29" W	117.11'
L3	N 81°52'45" W	74.72'
L4	S 85°08'54" W	134.07'
L5	N 15°05'41" W	62.11'
L6	S 78°59'39" W	248.14'
L7	N 80°37'21" W	76.61'
L8	N 72°03'50" W	151.47'
L9	N 72°11'20" W	137.54'

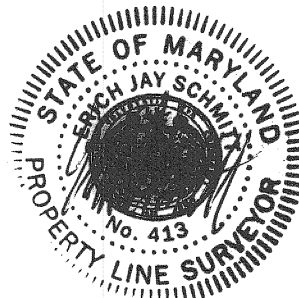
#### SUBDIVISION DATA

TOTAL NUMBER OF LOTS: 2  
① INDICATES LOT NUMBER  
# INDICATES HOUSE NUMBER  
DEED REFERENCE: 1882/306  
PRESENT ZONING: AG  
TOTAL ACREAGE AS OF FEB. 8, 1977: 45.87 AC +/-  
THESE LOTS CREATED AFTER FEB. 8, 1977  
TAX MAP: 33 PARCEL: 414

#### AREA TABULATION

TOTAL ENCLOSED AREA: 44.777 AC +/-  
ROAD IMPROVEMENT AREA: N/A  
PANHANDLE AREA: 0.491 AC +/-  
NET LOT AREA: 44.286 AC +/-

I, ERICH J. SCHMITT, MARYLAND REGISTERED PROPERTY LINE SURVEYOR # 413 HERBY CERTIFY THAT THE SURVEY SHOWN HEREON WAS PREPARED BY MYSELF OR UNDER MY RESPONSIBLE CHARGE AND COMPLIES WITH COMAR 09.13.06.12. LICENSE EXPIRATION 11-17-16.



ANY NEW IMPERVIOUS AREA WILL NEED TO MEET CURRENT STORM WATER MANAGEMENT REGULATIONS. A STANDARD SWM PLAN MAY BE USED FOR DISTURBANCE UP TO 30,000 SQ. FT. (IF THE PROJECT MEETS THE REQUIREMENTS). ANY DISTURBANCE OVER 30,000 SQ. FT. WILL REQUIRE AN ENGINEERED SWM PLAN AND SWM PERMIT.

#### THIS PLAT SUBJECT TO REVISION

The owner hereby grants to Harford County, Maryland, an easement for the construction, maintenance, repair, and replacement of water, sewer, and storm drainage lines within the drainage and utility easements and road improvement rights of way as shown hereon.

Unless otherwise provided on this plat the streets, roads, open spaces, and public sites shown hereon, and the mention thereof in deeds are for the purpose of description only and the same are not intended to be dedicated to public use; the fee simple title to the land so shown is expressly reserved to the present owner(s) shown on this plat, their successors, heirs, and assigns. Nothing contained herein shall preclude the owner from conveying by deeds the streets, roads, open spaces, and public sites in fee to Harford County, Maryland.

No lot will be subdivided to produce a building site of less area or width than the minimum required by subdivision regulations of the County Health Officer.

OWNER

DATE

#### RECORDING STAMP

Rec'd for Record \_\_\_\_\_

at \_\_\_\_ o'clock \_\_\_\_ m. Same

day recorded in Liber J.J.R.

No. \_\_\_\_ Folio \_\_\_\_ one of the

Plat Records of Harford

County Md. and examined per

James J. Reilly, CLERK

RECEIVED

Harford County, Dept. of Planning

Preliminary Plat

Lands of

Graham & Sharik

aka

Remaining Lands of Goldberger

Third Election District  
Harford County, Maryland

Drawn EJS

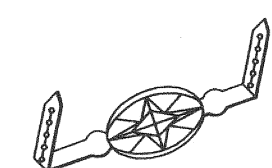
Checked NJA

Scale 1" = 200'

Date 12-01-2015

Job 14-039

HIGHLAND SURVEY  
ASSOCIATES, INC.



4501 Fawn Grove Road  
Street, Maryland 21154  
410-836-1238